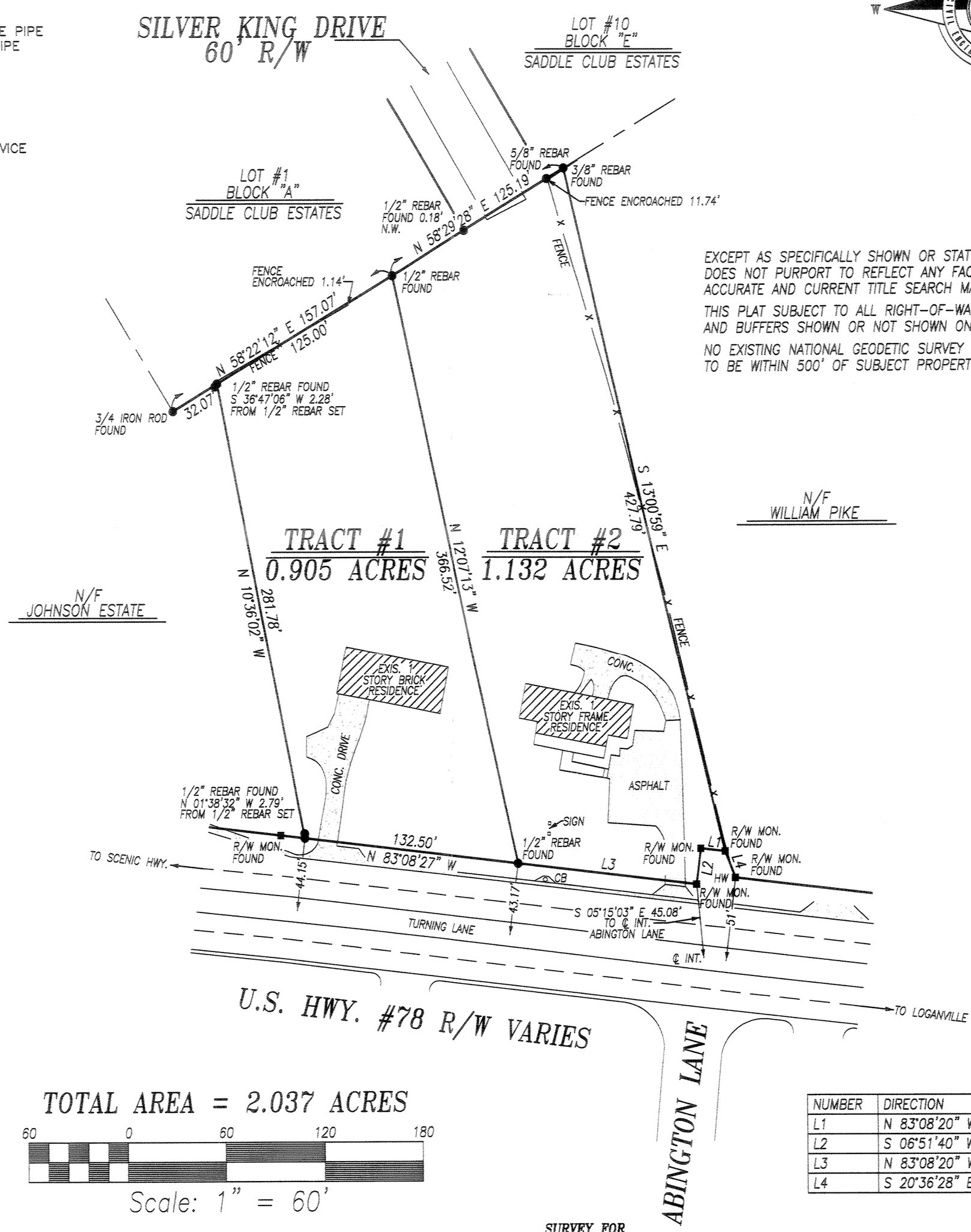
LEGEND:

- P.E. – PERMANENT EASEMENT
- C.E. – CONSTRUCTION EASEMENT
- S.E. – SANITARY SEWER EASEMENT
- H.W. – HEAD WALL
- C.B. – CATCH BASIN
- R/W – RIGHT OF WAY
- D.E. – DRAINAGE EASEMENT
- B.L. – BUILDING LINE
- R. – RADIUS
- R.C.P. – REINFORCED CONCRETE PIPE
- C.M.P. – CORRUGATED METAL PIPE
- L.L. – LAND LOT
- L.L.L. – LAND LOT LINE
- ℄ – CENTER LINE
- M.H. – MANHOLE
- – FIRE HYDRANT
- – WATER VALVE
- E.C.D. – EROSION CONTROL DEVICE
- LeB3 – SOIL TYPE

REF: PLAT BY JAMES AKINS & ASSOCIATES FOR DAN JOHNSON DATED 9/7/1971...

REF: PLAT BY McNALLY & PATRICK FOR PIKE NURSERIES, INC. DATED 12/9/1986...

REF: P.B. #3 PG. #267...
REF: D.B. #19435 PG. #146...
REF: D.B. #159665 PG. #66...



EXCEPT AS SPECIFICALLY SHOWN OR STATED THIS SURVEY DOES NOT PURPORT TO REFLECT ANY FACTS THAT AN ACCURATE AND CURRENT TITLE SEARCH MAY DISCLOSE.

THIS PLAT SUBJECT TO ALL RIGHT-OF-WAYS, EASEMENTS AND BUFFERS SHOWN OR NOT SHOWN ON THIS SURVEY.

NO EXISTING NATIONAL GEODETIC SURVEY MONUMENT WAS FOUND TO BE WITHIN 500' OF SUBJECT PROPERTY.

GEORGIA REGISTERED NO. 2905 LAND SURVEYOR JOHN F. BREWER, III

TOTAL AREA = 2.037 ACRES

60 0 60 120 180

Scale: 1" = 60'

NUMBER	DIRECTION	DISTANCE
L1	N 83°08'20" W	14.85'
L2	S 06°51'40" W	22.00'
L3	N 83°08'20" W	109.54'
L4	S 20°36'28" E	17.20'

I HAVE CONSULTED THE FLOOD INSURANCE RATE MAPS AND DETERMINED THAT, IN MY OPINION, THE AREA AS SHOWN ON THIS SURVEY DOES NOT LAY WITHIN A DESIGNATED FLOOD HAZARD AREA. COMMUNITY PANEL NO. 1303220305C EFFECTIVE DATE: 5/4/1992.

REVISIONS:

JOB #. 04153 FILE #.

SURVEYORS CERTIFICATION

1. THE FIELD DATA UPON WHICH THIS PLAT IS BASED HAS A CLOSURE PRECISION OF ONE FOOT IN 24,564 FEET AN AND ANGULAR ERROR OF 2 SECONDS PER ANGLE POINT.
2. THE DATA SHOWN HEREON HAS BEEN CALCULATED FOR CLOSURE AND HAS BEEN FOUND TO BE ACCURATE TO WITHIN ONE FOOT IN 372,622 FEET AND WAS ADJUSTED BY THE COMPASS RULE.
3. ANGULAR AND LINEAR MEASUREMENTS OBTAINED BY TOPCON GTS 201.

SURVEY FOR

TERRAMAX L.L.C.

STATE	COUNTY	CITY	G.M.D.
GEORGIA	GWINNETT	SNELLVILLE	
DISTRICT 5TH	LAND LOT 59	SCALE 1"=60'	DATE 1/20/2005

Brewer & Dudley, L.L.C.

Civil Engineering, Land Surveying
Land Planning, and Construction Management

107 Davis Street
Monroe, Georgia 30655
tel. (770) 267-4703
fax. (770) 267-9479

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